

## LOST CREEK BOARD MEETING – September 14, 2015

### **ATTENDEES:**

President: Ken Carpenter  
Secretary: Betty Serati  
Treasurer: Nancy Gayler  
Clubhouse: Megan Grzymala  
Maintenance: Rick Finch  
Pool: Meghan Johnson  
Landscape: Terry Brooks  
ACC: Gail Stanton and Karla Peabody

Gail and Karla were the only guests in attendance; after their presentations, they left before the rest of the meeting resumed.

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Ken Carpenter called the meeting to order.

**MINUTES:** The minutes of the August 10 meeting were approved as read.

### **TREASURER – Nancy Gayler:**

- At this time, we have \$38,427.41 in our checking account and \$38,204.97 in our savings account.
- As of the meeting date, all of the Lost Creek homeowners (with one exception) are up-to-date on their dues. Nancy Gayler had to contact several, but all have now paid. The one homeowner who has NOT paid the dues is also in arrears for previous payments.

### **CLUBHOUSE – Megan Grzymala:**

- There was a leak in the men's bathroom – Rick Finch already fixed it.

### **MAINTENANCE – Rick Finch:**

- Rick Finch has stained the deck; it looks good.
- Five security lights are out and will need to be replaced.
- Signs at entrance need to be painted.
- Recognition was given to Rick for ALL the continuing work he does to maintain the Lost Creek property to keep it in good condition.

### **POOL – Meghan Johnson:**

- Meghan J earlier had some issues with Splash, the pool maintenance company. She is now dealing with the owners, and they are very responsive – unlike the previous rep who was her contact. Meghan will be keeping Splash for the 2016 season.
- The pool will close on Monday, September 28; there will be a pool party on Sunday, Sept 27 – we will not have a cook out; however, Kona Ice Truck will be there. The Board approved the \$45 expense for Kona Ice at the August meeting.

### **LANDSCAPE – Terry Brooks:**

- Terry Brooks had the common area grass cut; many people were concerned about snakes and the unkempt appearance. Some people believe the area should have been kept ‘wild’ and have expressed displeasure that the area was cut - proving the adage that “you can’t please everyone”.
- There was discussion about the hemlocks near the entrance – whether they should be removed and possibly replaced... or if that should wait until next Spring, with budgetary concerns in mind. Ken Carpenter requested that the Board take time to view the area and discuss again at the October Board meeting.
- We talked about adding gravel to the trail. Various bids for this project were discussed.

### **ACC – Gail Stanton and Karla Peabody:**

- Gail Stanton presented information on a possible new mailbox design. At this time, there are three mailbox designs: original wooden posts, brick structure (*color brick to match home*), and stone structure (*for stucco homes*).
- 8 to 12 residents are waiting for new wooden mailbox posts. Our current provider has been too busy to get these made, and several people (who have paid for the posts) have been waiting for months.
- Gail proposed the addition of a fourth mailbox design, a metal mailbox post. The cost would be considerably less than either brick or stone (ranging from \$172 to \$300, depending upon design), and it would not deteriorate, like the wood posts. She brought in several design pictures, which she got from Traton Homes.
- An addition of the metal posts would require an amendment of the Lost Creek Covenants; previous amendment in 2004 allowed the brick and stone options to be added to the wooden post mailboxes.
- Decision was made to have a representative for the metal posts attend the October Board meeting to show designs; further discussion was tabled until then.
- Karla Peabody brought up a concern about a family who has moved from their Lost Creek residence, leaving their high-school daughter to occupy the home. Neighbors have concerns about the many vehicles always at the residence and the possibility of drug use on the property. Karla will contact the Harrison High School resource office to have them check on the daughter.
- In addition – there is a dumpster, which has been on the driveway for months. There was discussion about having it removed.
- The ACC sent out 30 letters to residents requesting that areas of their property be brought up to the Lost Creek design standards. At this time, 24 of the letter recipients have responded with plans of action; 6 residents have not yet responded.

**OTHER BUSINESS:**

- We have a Lost Creek Christmas Party scheduled for Sunday, December 13.
- Preparations continue for the Lost Creek Italian Street Party to be held on Saturday, October 10, 2015.
- A resident requested permission for an over-night family camping party to take place on the Lost Creek trail area on October 24. Much discussion was held on the safety of having a fire on our heavily wooded grounds near a log cabin clubhouse and the use of the Clubhouse overnight. Decision was made to allow a well-attended fire until 11:00 p.m. and access to the trail area and clubhouse deck area only; no access to the inside of the Clubhouse. Ken Carpenter relayed the details to the individual requesting the event; that individual decided that it is a "no go" this time around and will investigate the idea for a future time.

**Next HOA Board Meeting will be Monday, October 12, 2015**

Meeting was adjourned.

Respectfully submitted,

Betty Serati, Secretary